

WARRANTY DEED

KNOW ALL PERSONS BY THESE PRESENTS that I, Rothlyn P. Zahourek, of 89 N. Pleasant Street, Amherst, MA,

for no consideration,

hereby grant to Rothlyn P. Zahourek and Jay H. Holtzman, of Amherst, Massachusetts, as tenants by the entirety,

with WARRANTY COVENANTS,

A certain parcel of land with all buildings and structures now or hereafter standing or placed thereon, situated on the easterly side of North Prospect Street in Amherst, Hampshire County, Massachusetts, bounded and described as follows:

Beginning at the southwest corner of the premises described, at a stone monument, being the northwest corner of land formerly of J.E.Ostrander, now or formerly of one Hart, on the highway known as North Prospect Street; thence northerly on said North Prospect Street about 84 feet to the corner of Hallock Street; thence easterly on said Hallock Street about 110 1/4 feet to land formerly of D.W. Palmer, now or formerly of one Horton; thence southerly on land now or formely of said Horton 79 feet to land of said Hart: thence westerly on said Hart land 100.6 feet to the point of beginning; containing 8,500 square feet of land, more or less.

SUBJECT TO the right to a driveway on the east side of the premises as now used, to J.E. Ostrander and H.W. Field and their heirs or assigns, and also the privilege of entering the premises to repair the water and sewer pipes which cross said premises in said driveway.


SEE ALSO the Easement Agreement recorded with the Hampshire County Registry of Deeds at Book 4295, Page 66.

BEING THE SAME PREMISES conveyed in a deed from James D. Wright to Rothlyn P. Zahourek, dated June 23, 1988, and recorded with the Hampshire County Registry of Deeds at Book 3200, Page 64.

This conveyance creates no new boundaries.

WITNESS my hand and seal this 8 day of Feb, 1996.



Witness


Rothlyn P. Zahourek

COMMONWEALTH OF MASSACHUSETTS

County of Hampden, ss.

Then appeared before me Rothlyn P. Zahourek and acknowledged the foregoing instrument to be her free act and deed.


Notary Public
T. Wilson Flanders

My commission expires: 5/4/2001.

(Place Notarial Seal Here)

ATTEST: HAMPSHIRE, Marianne L. Donohue, REGISTER
MARLANNE L. DONOHUE